

## **NOTICE OF INTENT TO REQUEST RELEASE OF FUNDS**

### **HUDSON COUNTY**

April 15, 2016

New Jersey Department of Community Affairs  
101 South Broad Street  
PO Box 800  
Trenton, NJ 08625-0800

This Notice is related to Federal assistance provided in response to the Presidentially-declared disaster, Superstorm Sandy. This notice shall satisfy the procedural requirements for activities to be undertaken by the New Jersey Department of Community Affairs (DCA).

Per 24 CFR 58.33, the Notice of Intent to Request Release of Funds (NOI-RROF) will be published simultaneously with the submission of the Request of Release of Funds (RROF). The funds are needed on an emergency basis due to a declared disaster from the impacts of Superstorm Sandy, which made landfall on October 29, 2012. As a result, the comment periods for the NOI-RROF and RROF have been combined. Commenters may submit comments to DCA and objections to the U.S. Department of Housing and Urban Development (HUD) to ensure they will receive full consideration.

### **REQUEST FOR RELEASE OF FUNDS**

On or about April 25, 2016, the DCA will submit a request to HUD for the release of Federal funds under the Community Development Block Grant Program (CDBG) pursuant to the Disaster Relief Appropriations Act of 2013 (Public Law 113-2, approved January 29, 2013) for the Neighborhood Enhancement Program (NEP). DCA expects to fund the project using approximately \$794,198 of NEP funds.

### **PROJECT DESCRIPTION**

Application ID number: NEP0287

Project Title: Community Loan Fund of New Jersey, Inc.: Rehabilitation Project

The multi-site proposed project is located at:

Site A – 24 Monticello Avenue, Jersey City, NJ 07302

Site B – 209 Lembeck Avenue, Jersey City, NJ 07305

Site C – 689 Summit Avenue, Jersey City, NJ 07306

The total estimated project cost is \$1,010,665.

The proposed project involves the acquisition, rehabilitation, and conversion of an existing single unit residential structure into a three-unit residential structure. The proposed project also involves the acquisition and rehabilitation of an existing single unit residential structure and an existing two-unit residential structure. Because the proposed project is not located within a FEMA designated floodplain, a substantial improvement calculation is not applicable. Upon completion of the proposed project, each of the residences will be leased to an individual or

family making less than 80 percent of AMI by the Community Asset Preservation Corporation. The proposed project is split into three distinct tasks which are discussed below.

Task A involves the acquisition, rehabilitation, and conversion of an existing single-unit residential structure into a three-unit residential structure. The current structure was built in 1870. The 0.041-acre proposed action site is located at 24 Monticello Avenue, Jersey City, New Jersey. The scope of work for this task will include but is not limited to conversion of the single-unit residence to a three-unit residence, each with a kitchen, bathrooms, bedrooms, and living space; fully gutting the interior of the home; remodeling of the kitchen and bathrooms; interior painting; installation of sheetrock, kitchen appliances, windows, exterior siding, and mechanical systems; and repairing the roof. Task B involves the acquisition and rehabilitation of an existing two-unit residential structure which was built in 1905. The 0.042-acre proposed action site is located at 209 Lembeck Avenue, Jersey City, New Jersey. The scope of work for this task will include but is not limited to remodeling the kitchens and bathrooms; interior painting; installing sheetrock, kitchen appliances, windows, exterior siding, and mechanical systems; and repairing the roof. Task C involves the acquisition and rehabilitation of an existing single-unit residential structure. Tax records do not list a date of construction for this residence; however the existing structure was estimated to have been built in 1915 based on the building's form, materials, and style. The 0.032 -acre proposed action site is located at 689 Summit Avenue, Jersey City, New Jersey. The scope of work for this task will include but is not limited to fully gutting the interior of the home; remodeling the kitchen and bathrooms; interior painting; installing sheetrock, kitchen appliances, windows, mechanical systems, and exterior siding; and repairing the roof.

The Responsible Entity, DCA, has determined that the proposed project is Categorically Excluded Subject to §58.5 authorities per 24 CFR 58.35(a). As such, a Statutory Checklist has been completed in order to determine whether the project is in compliance with the authorities cited at 24 CFR §58.5.

Additional project information is contained in the Environmental Review Record on file at the New Jersey Department of Community Affairs, Sandy Recovery Division, 101 South Broad Street, Trenton, NJ 08625-0800. The record is available for review and may be examined or copied weekdays 9 A.M. to 5 P.M. or can be viewed online at <http://www.nj.gov/dca/divisions/sandyrecovery/review/>.

## PUBLIC COMMENTS

Any individual, group, or agency disagreeing with this determination or wishing to comment on the project may submit written comments to Laura Shea, Assistant Commissioner, Sandy Recovery Division, New Jersey Department of Community Affairs, 101 South Broad Street, PO Box 800, Trenton, NJ 08625-0800 or online at <http://www.nj.gov/dca/divisions/sandyrecovery/review/> and to Tennille Smith Parker, DRS, Acting Division Director, HUD, 451 Seventh Street SW, Washington, D.C. 20410. All comments received by April 25, 2016, or seven (7) days from the actual date of publication, whichever is later, will be considered by DCA. Comments should specify which Notice they are addressing.

## ENVIRONMENTAL CERTIFICATION

DCA certifies to HUD that Charles A. Richman, in his capacity as Commissioner of DCA consents to accept the jurisdiction of the Federal Courts if an action is brought to enforce responsibilities in relation to the environmental review process and that these responsibilities have been satisfied. HUD's approval of the certification satisfies its responsibilities under the National Environmental Policy Act and related laws and authorities, and allows DCA to use CDBG-DR funds.

#### OBJECTIONS TO RELEASE OF FUNDS

HUD will accept objections to its release of funds and DCA's certification for a period of seven (7) days following the anticipated submission date or its actual receipt of the request (whichever is later) only if they are on one of the following bases: (a) the certification was not executed by the Certifying Officer of DCA; (b) DCA has omitted a step or failed to make a decision or finding required by HUD regulations at 24 CFR Part 58; (c) the grant recipient has committed funds or incurred costs or undertaken activities not authorized by 24 CFR Part 58 before approval of a release of funds by HUD; or (d) another Federal agency, acting pursuant to 40 CFR Part 1504, has submitted a written finding that the project is unsatisfactory from the standpoint of environmental quality. Objections must be prepared and submitted in accordance with the required procedures (24 CFR Part 58.76) and shall be addressed to Tennille Smith Parker, DRS, Acting Division Director, HUD, 451 Seventh Street SW, Washington, D.C. 20410. Potential objectors should contact HUD to verify the actual last day of the objection period.

Commissioner Charles A. Richman  
New Jersey Department of Community Affairs